# PRIME ESTATES

INDEPENDENT ESTATE AGENTS

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## Moat Lane, Birmingham | £100,000

** WELL PRESENTED FIRST FLOOR FLAT ** ONE BEDROOM ** IDEAL INVESTMENT PROPERTY ** CLOSE TO LOCAL AMENITIES AND TRANSPORT LINKS ** NO UPWARD CHAIN ** 145 ish YEARS ON THE LEASE **

AN OPPORTUNITY TO TAKE A STEP ONTO THE PROPERTY LADDER OR FOR INVESTMENT PURPOSES!!
This FIRST FLOOR FLAT is situated on MOAT LANE, YARDLEY location but close to all local amenities and transport links... this will not be available for long!!
Accessed via a communal front entrance and with a parking area to the front of the building, the property accommodation briefly comprises of:- entrance, hallway, LOUNGE, KITCHEN, BEDROOM, SHOWER ROOM.

Outside there are communal gardens and a parking area and GARAGE.

EPC : - D

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LEASE INFORMATION - This information has been provided via the current vendor: however this will need to be checked via solicitors:
145 approx - years left on the lease - £2087 per annum service charge & £35 per annum ground rent

## Ground Floor







